

PROPOSED COMMERCIAL DEVELOPMENT

FOR

P&D ELDRED HOLDINGS PTY LTD
19, 21 & 23 SYDNEY ROAD MUDGEES NSW



GENERAL NOTES:

Builder to confirm all dimensions before commencing any works.

If discrepancies occur on plans, designer is to be contacted.

All dimensions are in millimeters unless otherwise stated.

Use figured dimensions only. Do not scale from plans.

Site information is based on information supplied by the owner and must be verified by the supplier on acceptance of this plan.

All works shall comply with the National Construction Code (NCC) current Australian Standards, building regulations and statutory approvals. Notify this office of any discrepancies.

These plans should be read in conjunction with project specification and all consultant drawings including but not limited to Structural Engineer and Surveyor.

Soil Classification - refer to Engineers report and soil tests.



No.	TOTAL SQM	SIZE	W/HOUSE SQM	RETAIL SQM	OFFICE SQM	NO. OF SPACES
UNIT 1	511	32.5 x 15.6				6
UNIT 2	235	15.0 x 15.6	235			3
UNIT 3	229	12.2 x 18.5				9
UNIT 4	265	22.7 x 12.0	159	106	77 M	6
UNIT 5	258	22.7 x 12.0	108	150		4
UNIT 6	216	11.0 x 22.0	135	50	30	4
UNIT 7	212	11.0 x 22.0	132	50	30	4
UNIT 8	172	15.0 x 11.8	172	-		2
UNIT 9	383	30.5 x 12.7	233	150	30	7
UNIT 10	49	12.0 x 4.1		49	-	1
UNIT 11	49	12.0 x 4.1		49	-	1
UNIT 12	49	12.0 x 4.1		49	-	1
UNIT 13	49	12.0 x 4.1		49	-	1
UNIT 14	49	12.0 x 4.1		49	-	1
UNIT 15	49	12.0 x 4.1		49	-	1
UNIT 16	49	12.0 x 4.1		49	-	1
UNIT 17	49	12.0 x 4.1		49	-	2
UNIT 18	434	18.0 x 24.0	232	100	120-210 M	10
UNIT 19	406	18.0 x 22.5	205	100	120-210 M	10
UNIT 20	379	18.0 x 21.0	178	100	120-210 M	10
UNIT 21	521	27.0 x 19.5	326	300	240-324 M	20
TOTAL	4613		2115	1498	767-1121	104

CAR PARKING	TOTAL SQM	PARKING RATE	No. of SPACES REQ.
WAREHOUSE	2115	1/100	21.15
RETAIL/BULKY G	1498	1/50	29.96
OFFICE	767-1121	1/30	25.56-37.36
VEHICLE REPAIR	3 BAYS	5/BAY	15
			91.67-103.47

No. of SPACES PROVIDED	104
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BOUNDARY ADJUSTMENT	EXISTING SITE AREA	PROPOSED SITE AREA	DIFFERENCE
NO. 19	3642	3528	- 114
NO. 21	5452	5410	- 42
NO. 23	3 BAYS	5/BAY	+ 159

1 PROPOSED SITE PLAN
SCALE 1 : 500

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Issue	Description	Date
B	DA ISSUE	28.02.22
A	PRELIMINARY	13.10.21

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Client P&D Eldred Holdings Pty Ltd

Project 19, 21 & 23 Sydney Road
Mudgee NSW 2850

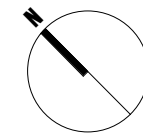
Title SITE PLAN

Scale at A3 1 : 500

Date NOVEMBER 2021 Drawn RG/CD

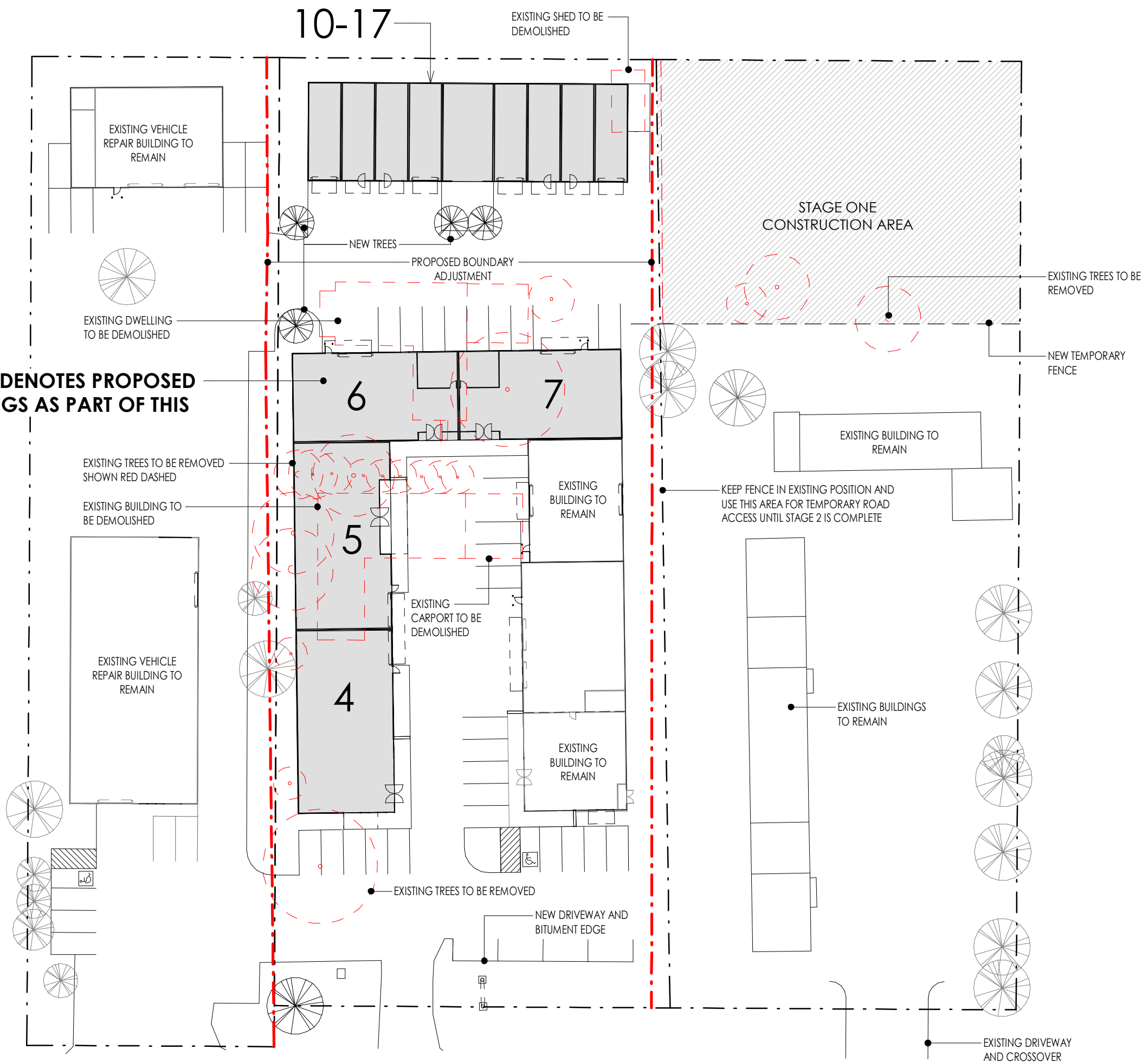
Drawing No. 591ELD-01 Issue B

SYDNEY ROAD



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HATCH DENOTES PROPOSED BUILDINGS AS PART OF THIS STAGE



1 STAGE 1
SCALE 1 : 500

Issue	Description	Date
B	DA ISSUE	28.02.22
A	PRELIMINARY	13.10.21

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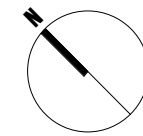
Project
19, 21 & 23 Sydney Road
Mudgee NSW 2850

Title
STAGE 1

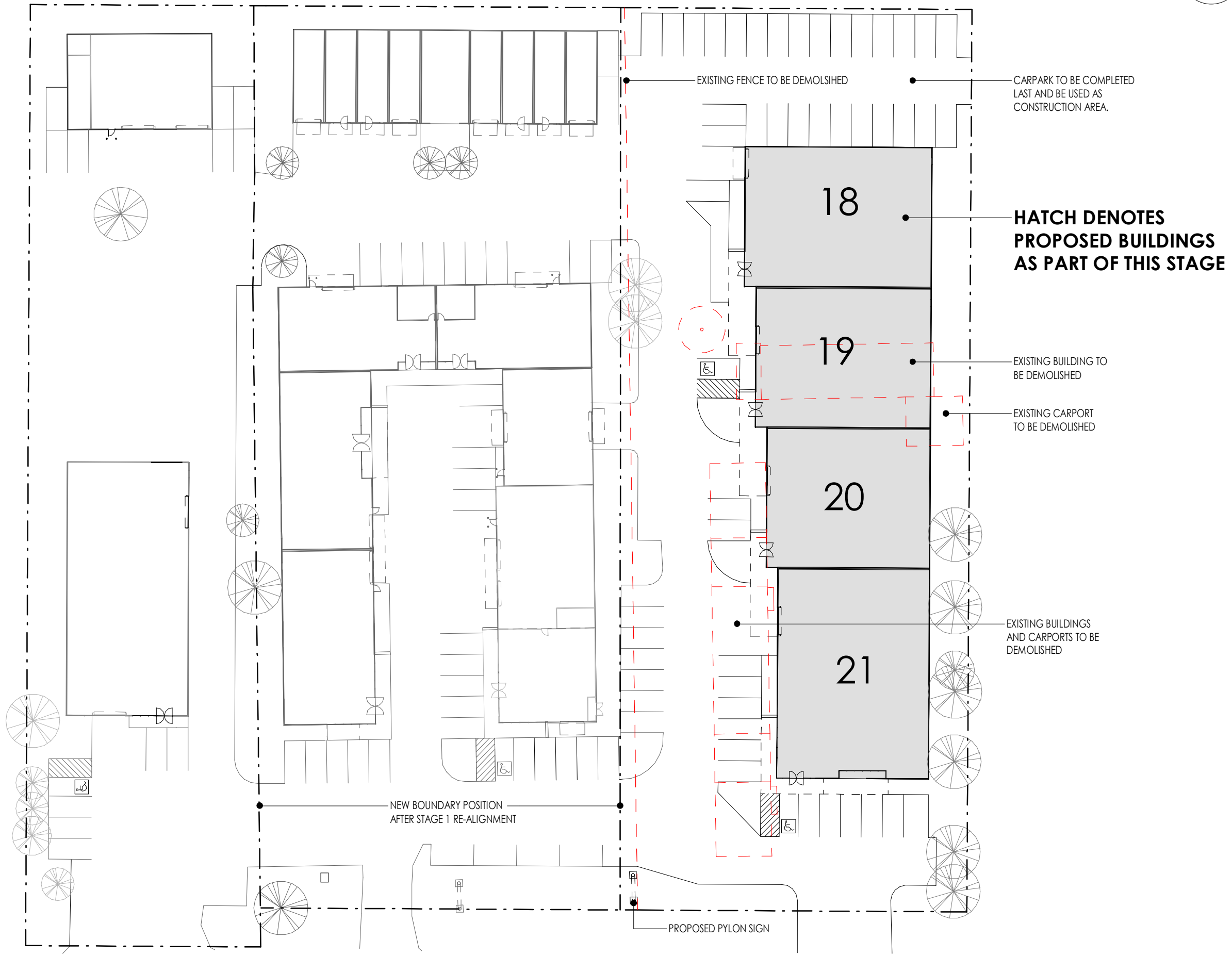
Scale at A3
1 : 500

Date NOVEMBER 2021 **Drawn** RG/CD

Drawing No. 591ELD-02 **Issue** B



- Notes**
1. Builder to confirm all dimensions before commencing any works.
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1 **STAGE 2**
SCALE 1 : 500

Issue	Description	Date
B	DA ISSUE	28.02.22
A	PRELIMINARY	13.10.21

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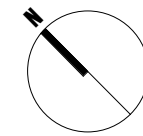
Client P&D Eldred Holdings Pty Ltd

Project 19, 21 & 23 Sydney Road
Mudgee NSW 2850

Title STAGE 2

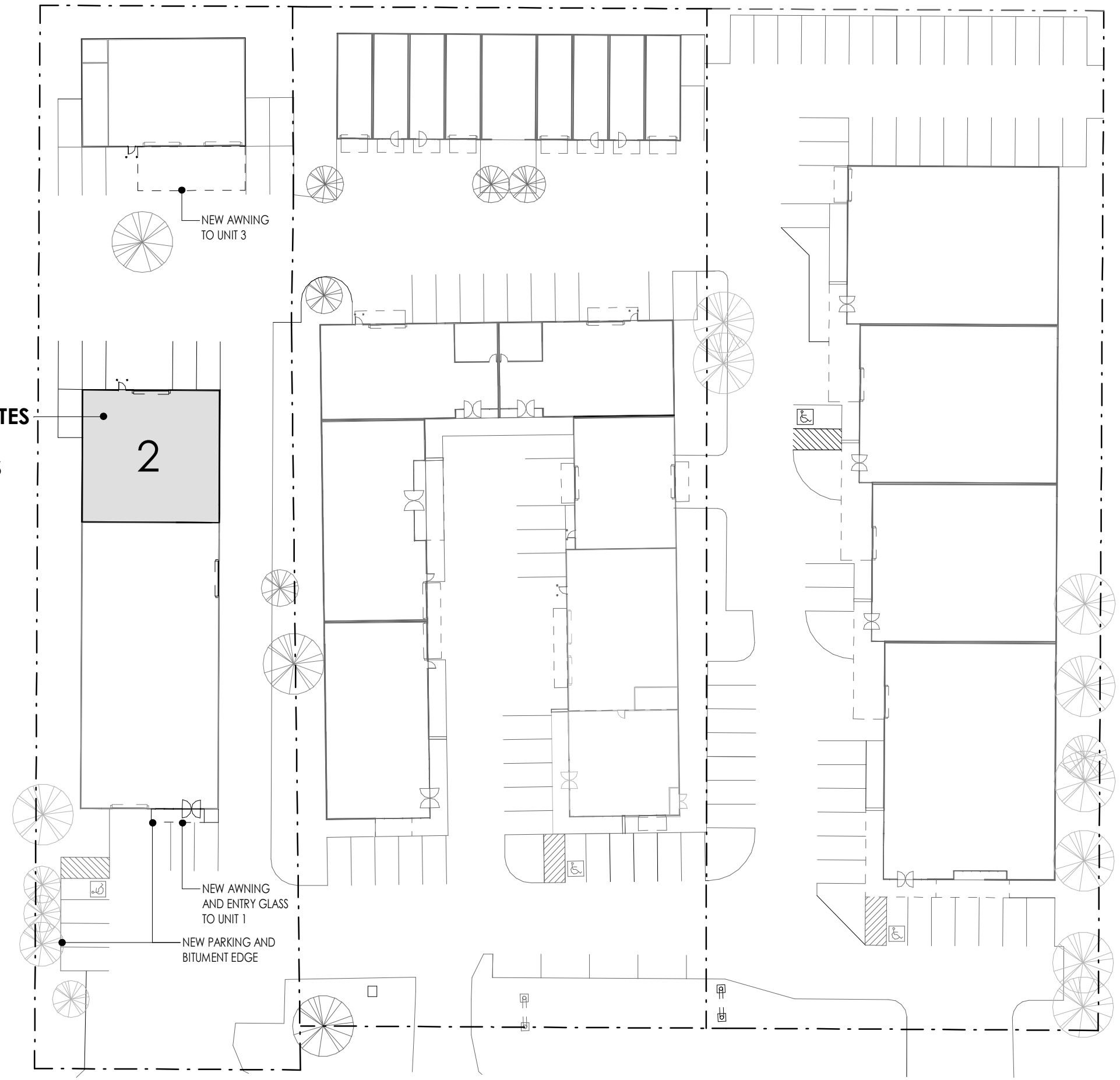
Scale at A3

Date	NOVEMBER 2021	Drawn	RG/CD
Drawing No.	591ELD-03	Issue	B



- Notes**
1. Builder to confirm all dimensions before commencing any works.
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HATCH DENOTES PROPOSED BUILDINGS AS PART OF THIS STAGE



1 **STAGE 3**
SCALE 1 : 500

Issue	Description	Date
B	DA ISSUE	28.02.22
A	PRELIMINARY	13.10.21

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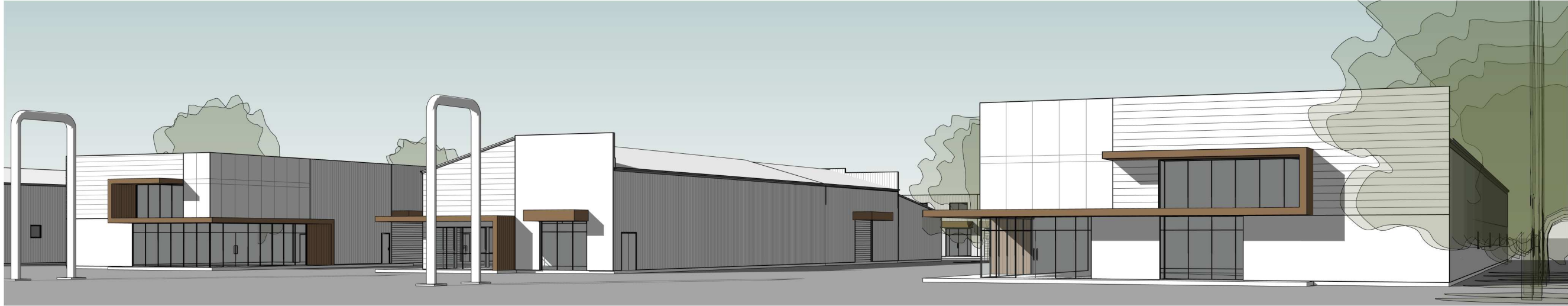
Project
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Mudgee NSW 2850

Title
STAGE 3

Scale at A3

Date NOVEMBER 2021 **Drawn** RG/CD

Drawing No. 591ELD-04 **Issue** B



Notes

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Issue	Description	Date
B	DA ISSUE	28.02.22
A	PRELIMINARY	13.10.21

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Client P&D Eldred Holdings Pty Ltd

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Title OVERALL PERSPECTIVES

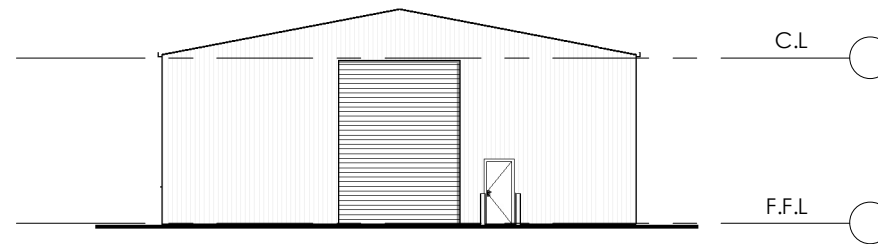
Scale at A3 NA

Date NOVEMBER 2021 Drawn RG/CD

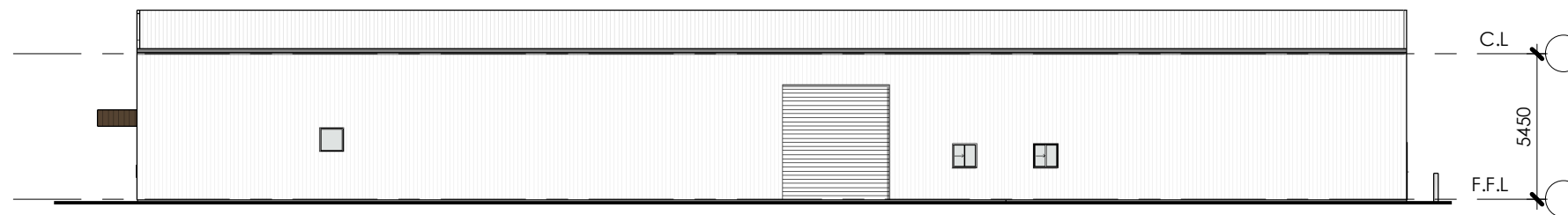
Drawing No. 591ELD-05 Issue B



2 **SW ELEVATION**
SCALE 1 : 250



5 **NE ELEVATION**
SCALE 1 : 250



3 **SE ELEVATION**
SCALE 1 : 250



SCALE 1 : 250

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SL	SIDE-LITE
ID	TIMBER DECKING
TF	POLISHED TIMBER FLOOR
WM	WASHING MACHINE SPACE

Issue	Description	Date
B	DA ISSUE	28.02.22
A	PRELIMINARY	13.10.21

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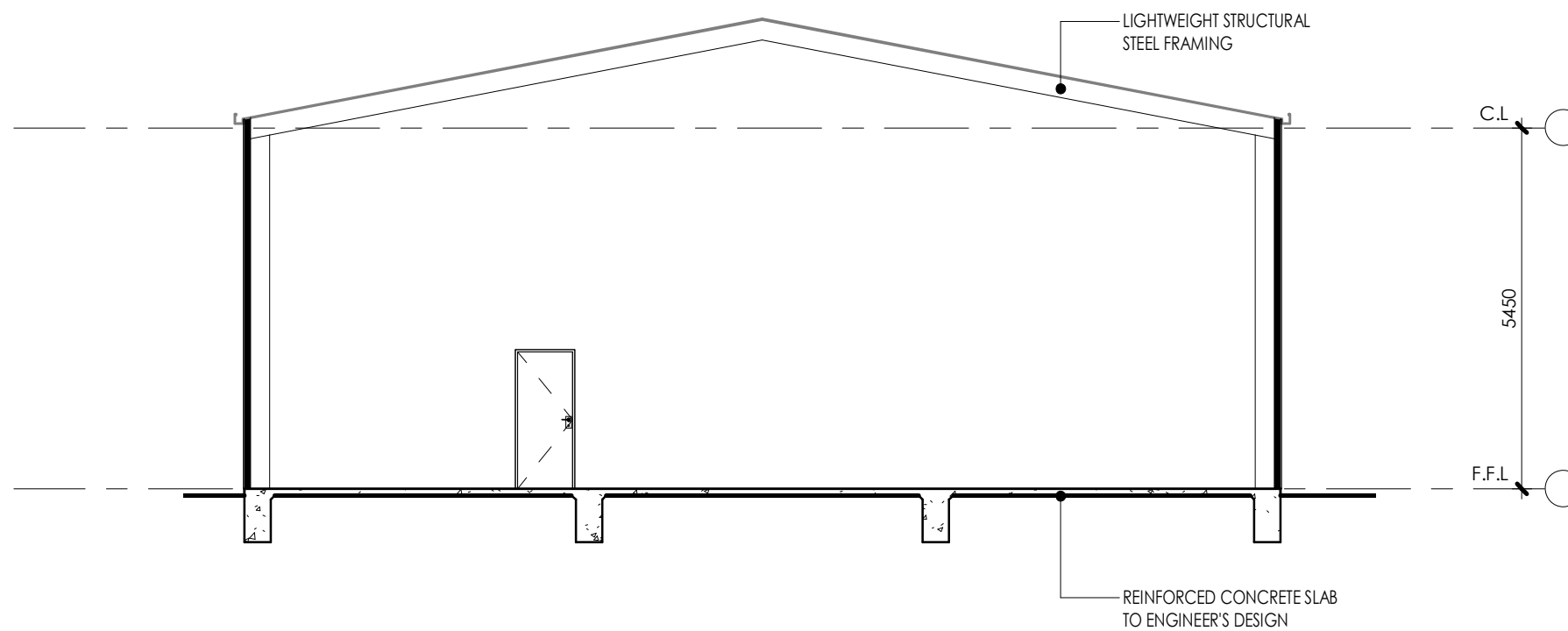
Project
 19, 21 & 23 Sydney Road
 Mudgee NSW 2850

Title UNITS 1-2 - FLOOR PLAN,
 ELEVATIONS & PERSPECTIVES

Scale at A3
 As indicated

Date NOVEMBER 2021 Drawn RG/CD

Drawing No. 591ELD-10 Issue B



1 SECTION
SCALE 1 : 100

Notes

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Issue	Description	Date
B	DA ISSUE	28.02.22
A	PRELIMINARY	13.10.21

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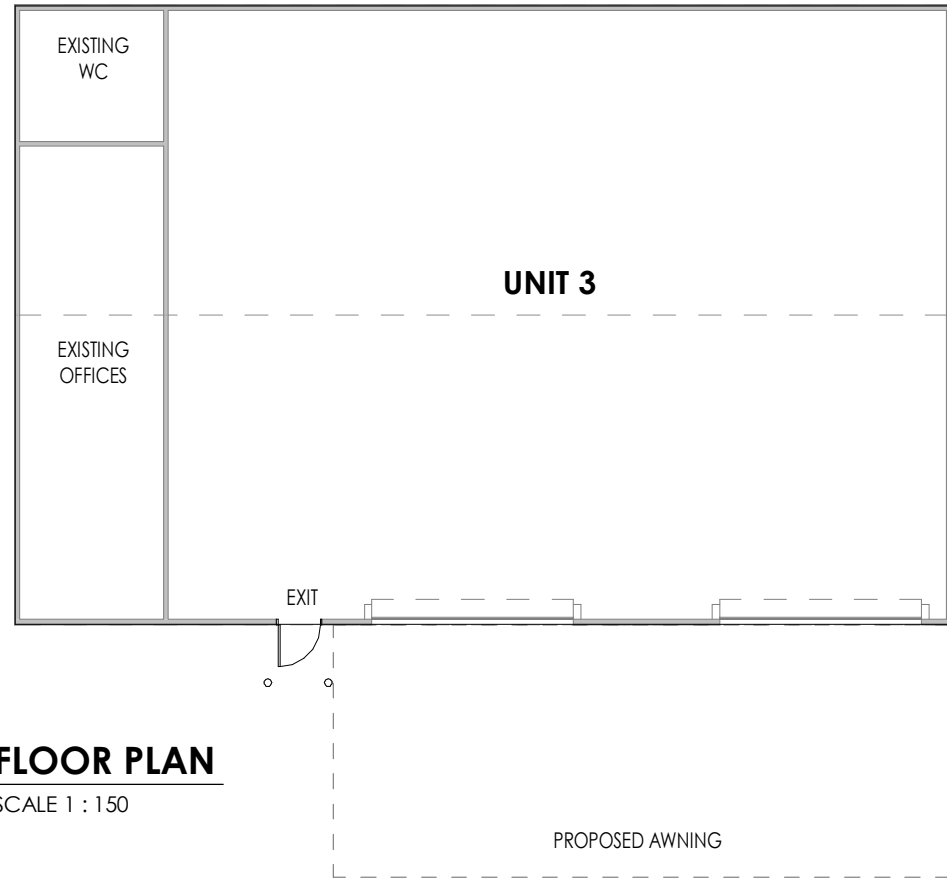
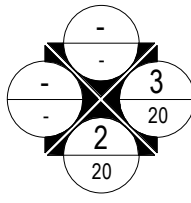
Project
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Title
UNITS 1-2 - SECTION

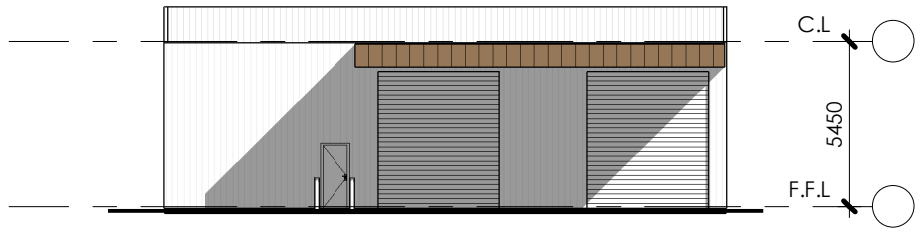
Scale at A3

Date	NOVEMBER 2021	Drawn	RG/CD
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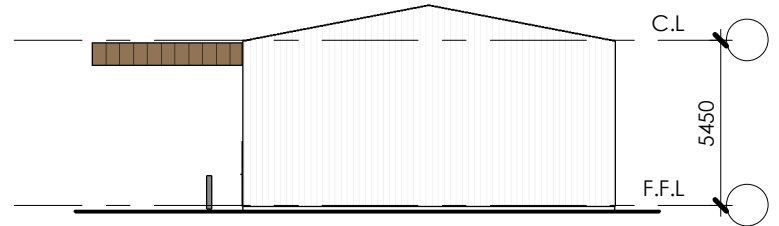
Drawing No.	591ELD-11	Issue	B
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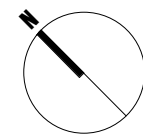
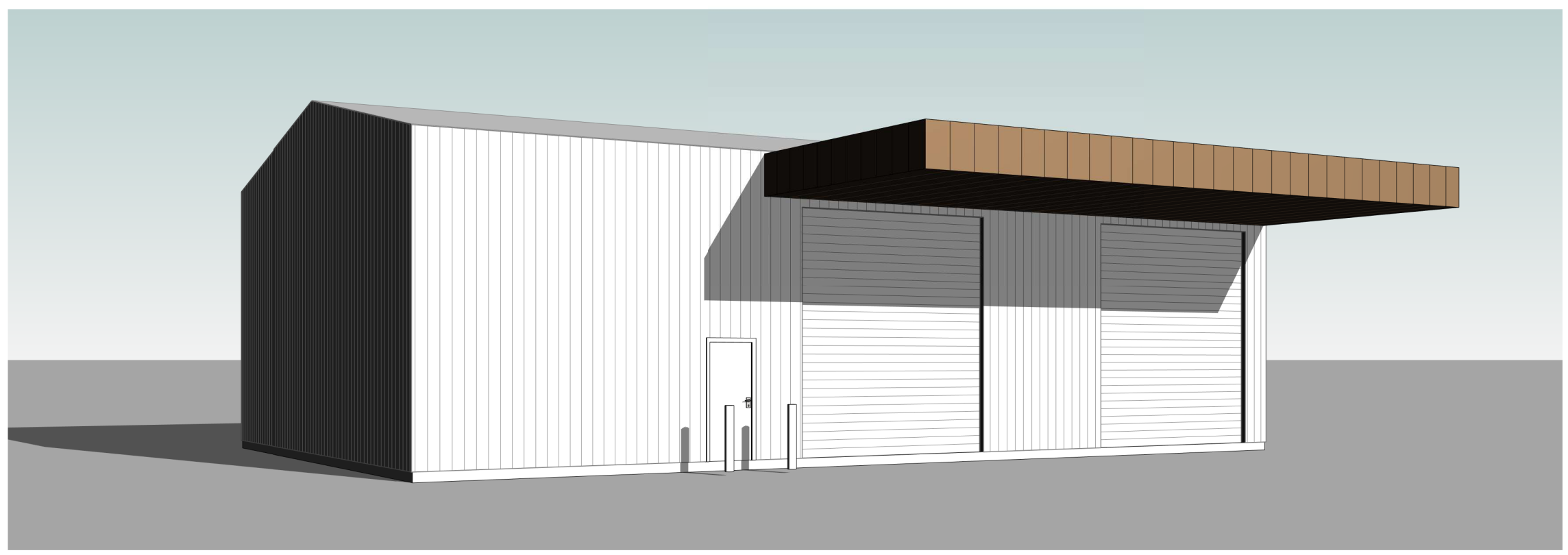
1 **FLOOR PLAN**
SCALE 1 : 150



2 **SW ELEVATION**
SCALE 1 : 250



3 **SE ELEVATION**
SCALE 1 : 250



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LEGEND

15-21	WINDOW DIMENSIONS - HEIGHT x WIDTH.
AAW	ALUMINIUM AWNING WINDOW
ADH	ALUMINIUM DOUBLE HUNG WINDOW
ASD	ALUMINIUM SLIDING DOOR
ASW	ALUMINIUM SLIDING WINDOW
BFD	BI-FOLDING DOOR
CLN	CLOTHES LINE
CONC	CONCRETE, TROWEL FINISH
CPT	CARPET
CSD	CAVITY SLIDING DOOR
CFT	CERAMIC FLOOR TILES
DP	DOWN PIPE
DR	DRYER SPACE
DW	DISHWASHER
F	FIXED GLASS WINDOW
FD	FRENCH DOOR
FP	FIREPLACE
F.TIM	FLOATING TIMBER FLOOR
FWG	FLOOR WASTE GULLY
HP	HOT PLATES
HWS	HOT WATER SYSTEM
J	JOINERY
LOH	LIFT OFF HINGES
LT	LAUNDRY TUB
LV	LOUVRE WINDOW
MB	METER BOX
MOD	MODWOOD DECKING
MSSD	MULTI STACK SLIDING DOOR
MW	MICROWAVE
OBS	OBSCURE GLASS
OV	OVEN
PC	POLISHED CONCRETE
PL	VINYL PLANK FLOORING
PLD	PANEL-LIFT GARAGE DOOR
RD	ROLLER DOOR
REF	REFRIGERATOR
RW	RETAINING WALL
SD	SMOKE DETECTOR
SK	SINK
SL	SIDE-LITE
TD	TIMBER DECKING
TF	POLISHED TIMBER FLOOR
WM	WASHING MACHINE SPACE

B	DA ISSUE	28.02.22
A	PRELIMINARY	04.11.21
Issue	Description	Date

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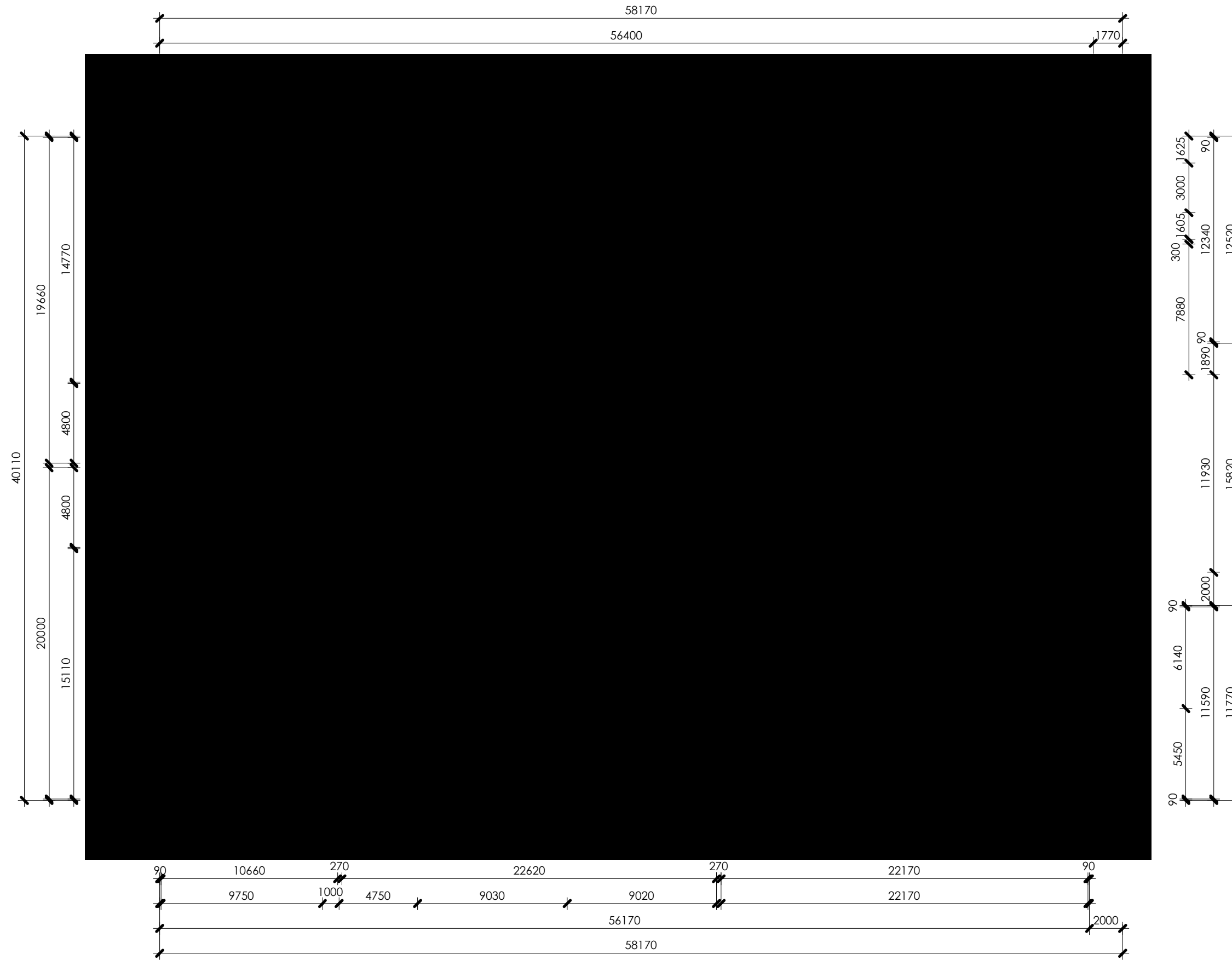
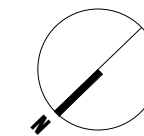
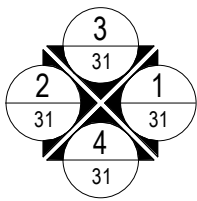
Project 19, 21 & 23 Sydney Rd
Mudgee NSW 2850

Title UNIT 3 - FLOOR PLAN, ELEVATIONS & PERSPECTIVES

Scale at A3 As indicated

Date NOVEMBER 2021 Drawn RG/CD

Drawing No. 591ELD-20 Issue B



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LEGEND

15-21	WINDOW DIMENSIONS - HEIGHT x WIDTH.
AAW	ALUMINIUM AWNING WINDOW
ADH	ALUMINIUM DOUBLE HUNG WINDOW
ASD	ALUMINIUM SLIDING DOOR
ASW	ALUMINIUM SLIDING WINDOW
BFD	BI-FOLDING DOOR
CLN	CLOTHES LINE
CONC	CONCRETE, TROWEL FINISH
CPT	CARPET
CSD	CAVITY SLIDING DOOR
CFT	CERAMIC FLOOR TILES
DP	DOWN PIPE
DR	DRYER SPACE
DW	DISHWASHER
F	FIXED GLASS WINDOW
FD	FRENCH DOOR
FP	FIREPLACE
F.TIM	FLOATING TIMBER FLOOR
FWG	FLOOR WASTE GULLY
HP	HOT PLATES
HWS	HOT WATER SYSTEM
J	JOINERY
LOH	LIFT OFF HINGES
LT	LAUNDRY TUB
LV	LOUVRE WINDOW
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MSSD	MULTI STACK SLIDING DOOR
MW	MICROWAVE
OBS	OBSCURE GLASS
OV	OVEN
PC	POLISHED CONCRETE
PL	VINYL PLANK FLOORING
PLD	PANEL-LIFT GARAGE DOOR
RD	ROLLER DOOR
REF	REFRIGERATOR
RW	RETAINING WALL
SD	SMOKE DETECTOR
SK	SINK
SL	SIDE-LITE
ID	TIMBER DECKING
TF	POLISHED TIMBER FLOOR
WM	WASHING MACHINE SPACE

Issue	Description	Date
B	DA ISSUE	28.02.22
A	PRELIMINARY	13.10.21

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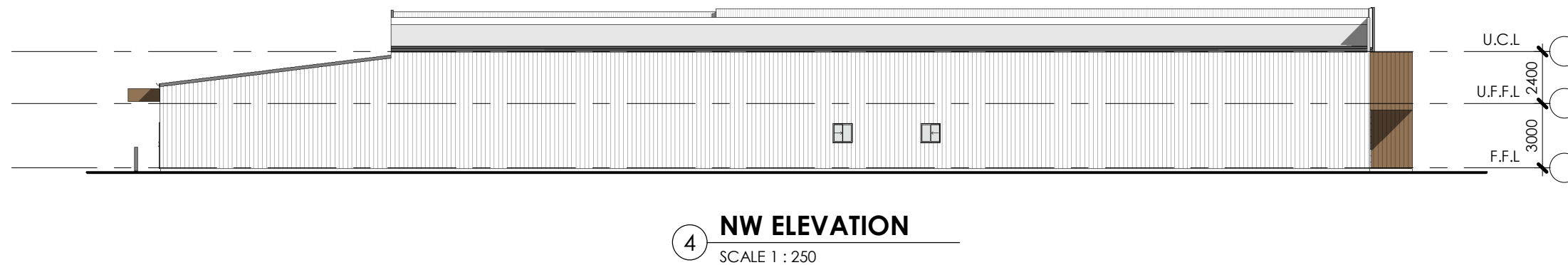
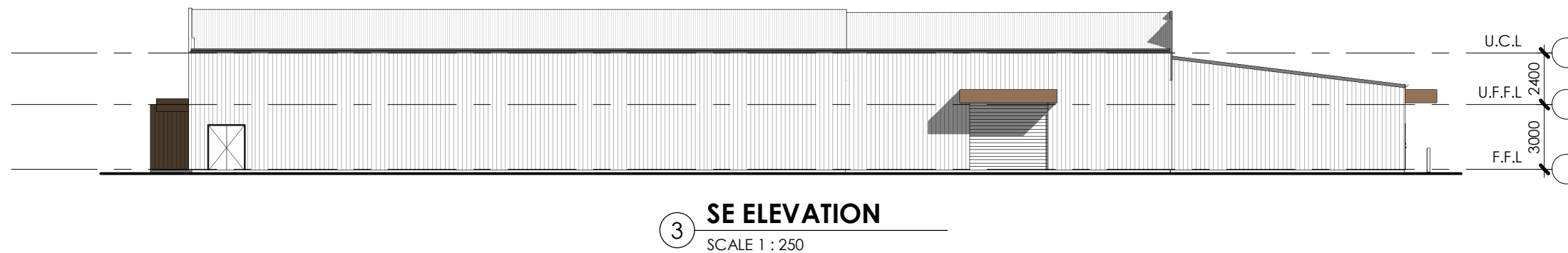
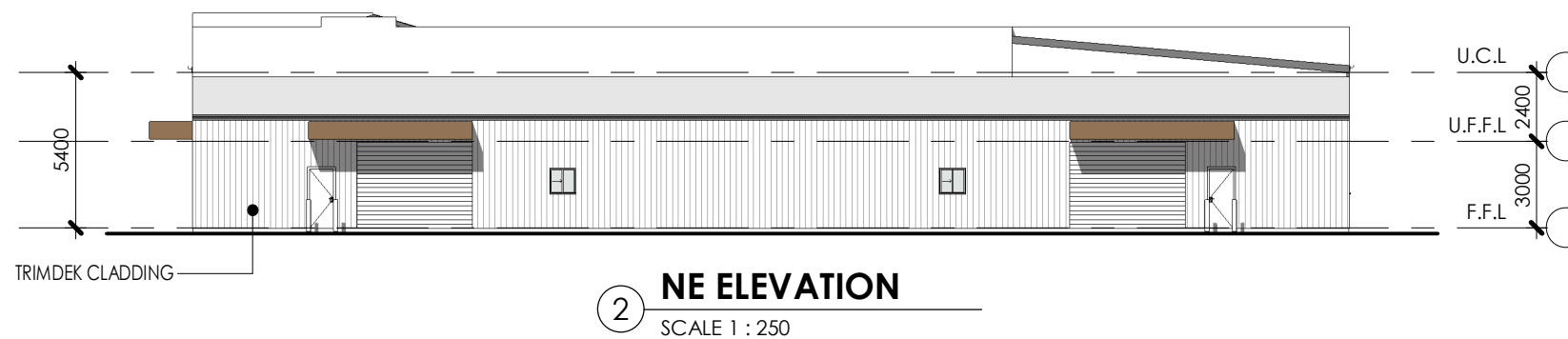
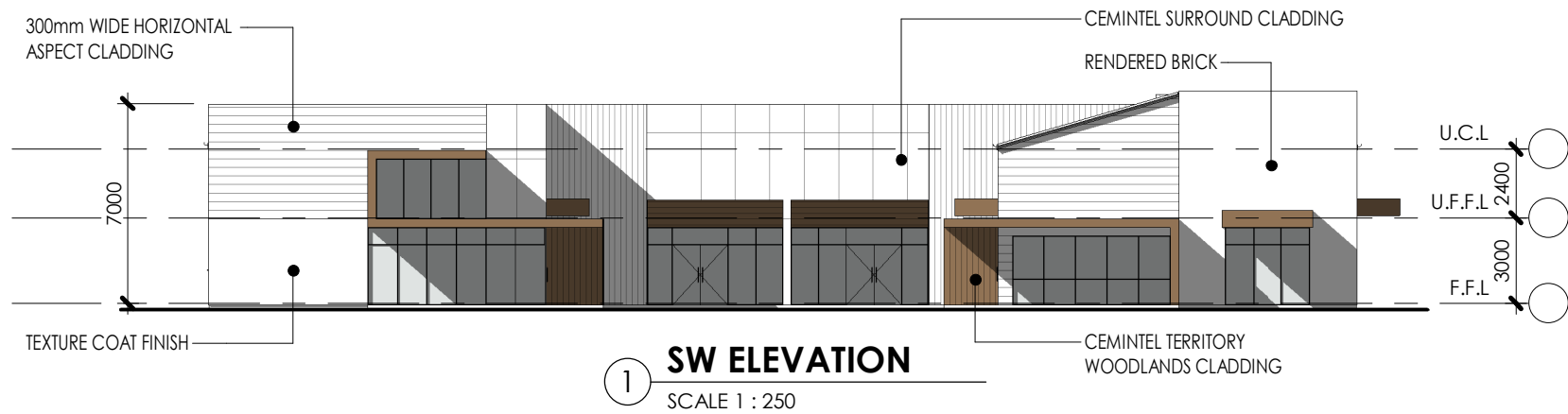
Title UNITS 4-9 - FLOOR PLAN

Scale at A3 1:250

Date NOVEMBER 2021 Drawn RG/CD

Drawing No. 591ELD-30 Issue B

1 FLOOR PLAN
SCALE 1 : 250



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Issue	Description	Date
B	DA ISSUE	28.02.22
A	PRELIMINARY	13.10.21

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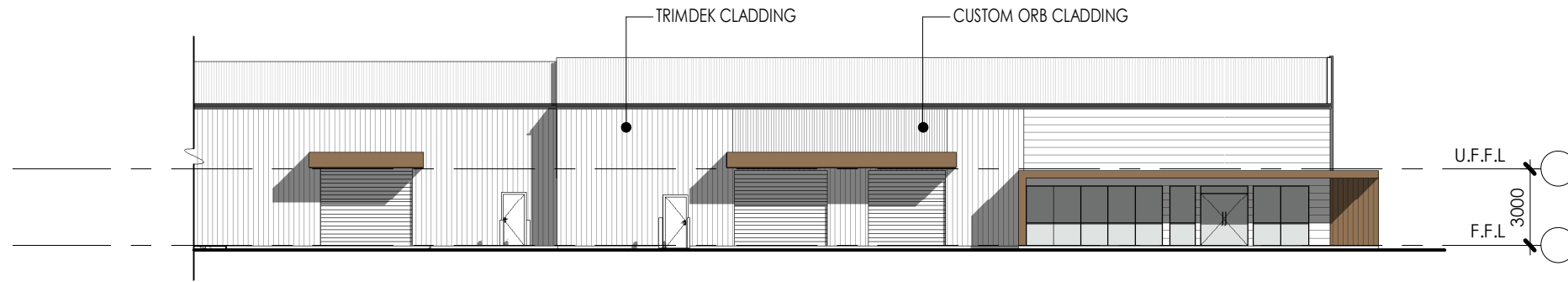
Project
 19, 21 & 23 Sydney Road
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Title
 UNITS 4-9 - ELEVATIONS

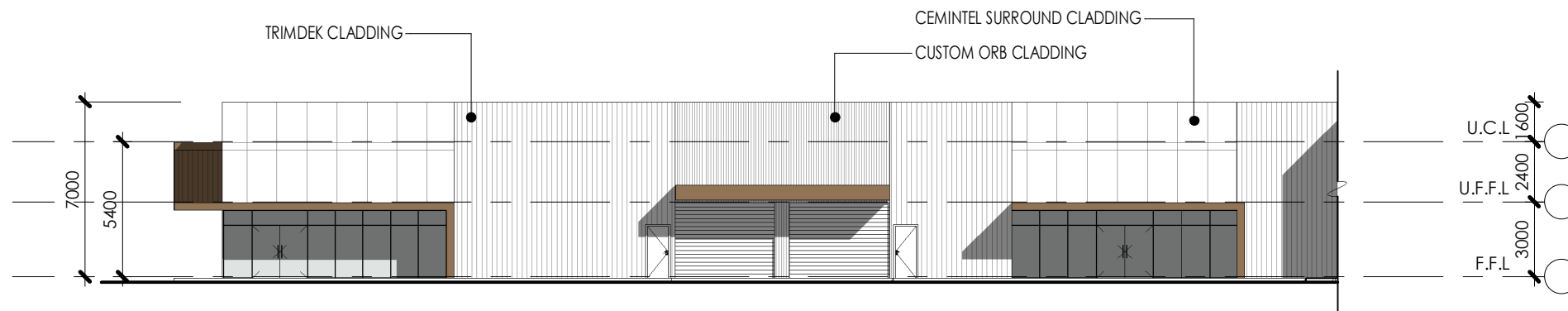
Scale at A3
 1 : 250

Date NOVEMBER 2021 Drawn RG/CD

Drawing No. 591ELD-31 Issue B



① **NW COURTYARD ELEVATION**
SCALE 1 : 250



② **SE COURTYARD ELEVATION**
SCALE 1 : 250

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A	PRELIMINARY	13.10.21

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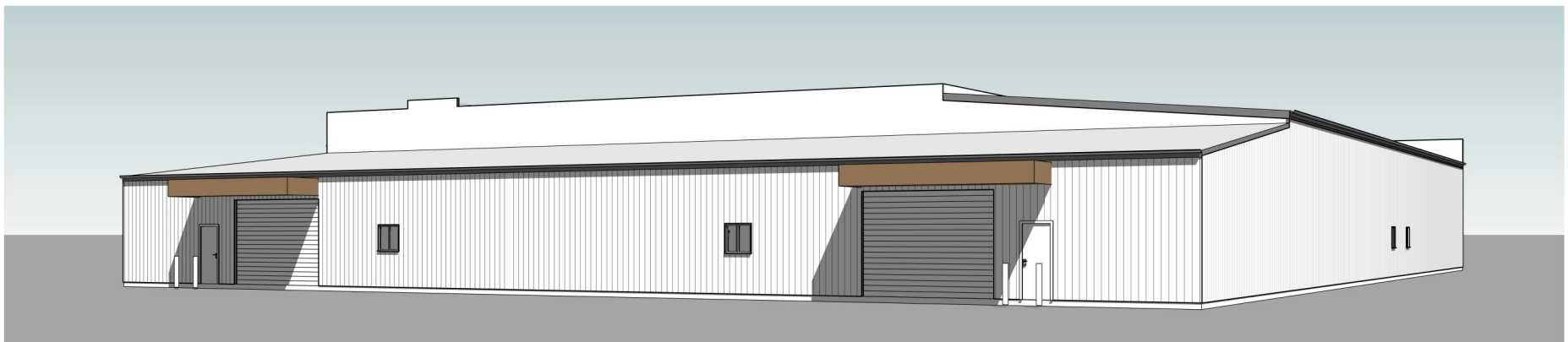
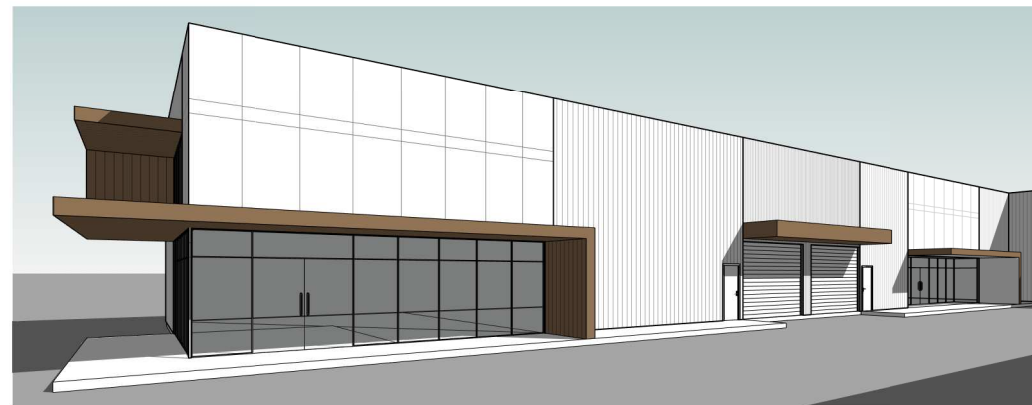
Project
19, 21 & 23 Sydney Road
Mudgee NSW 2850

Title UNITS 4-9 - COURTYARD
ELEVATIONS

Scale at A3
1 : 250

Date NOVEMBER 2021 Drawn RG/CD

Drawing No. 591ELD-32 Issue B



Notes

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A	PRELIMINARY	13.10.21

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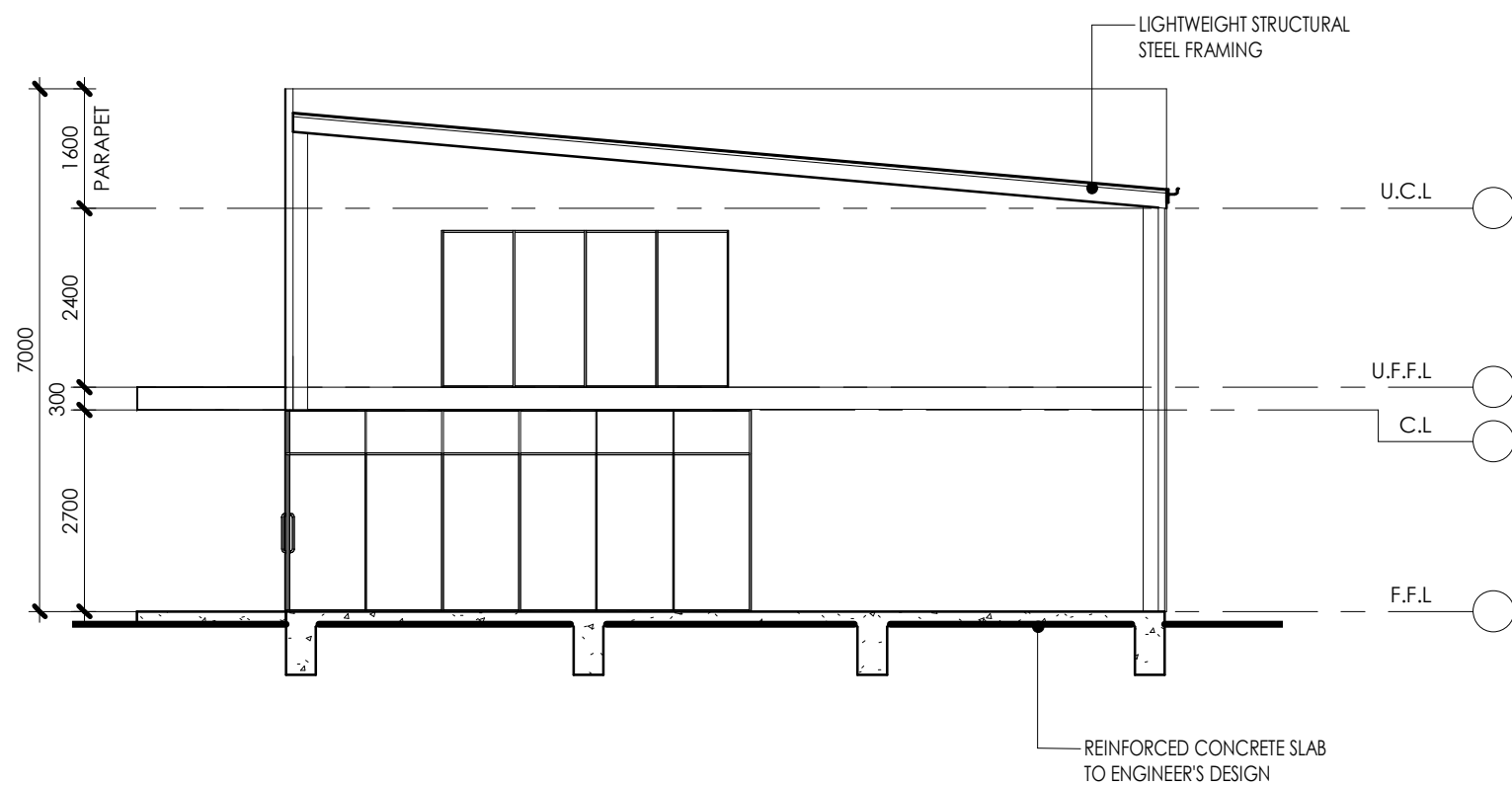
Project
 19, 21 & 23 Sydney Road
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Title UNITS 4-9 - PERSPECTIVES

Scale at A3
 NA

Date NOVEMBER 2021 **Drawn** RG/CD

Drawing No. 591ELD-33 **Issue** B



1 SECTION
SCALE 1 : 100

Notes

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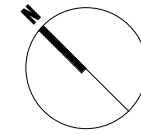
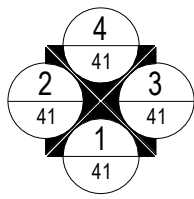
Project
19, 21 & 23 Sydney Road
Mudgee NSW 2850

Title
UNITS 4-9 - SECTION

Scale at A3

Date NOVEMBER 2021 Drawn RG/CD

Drawing No. 591ELD-34 Issue B

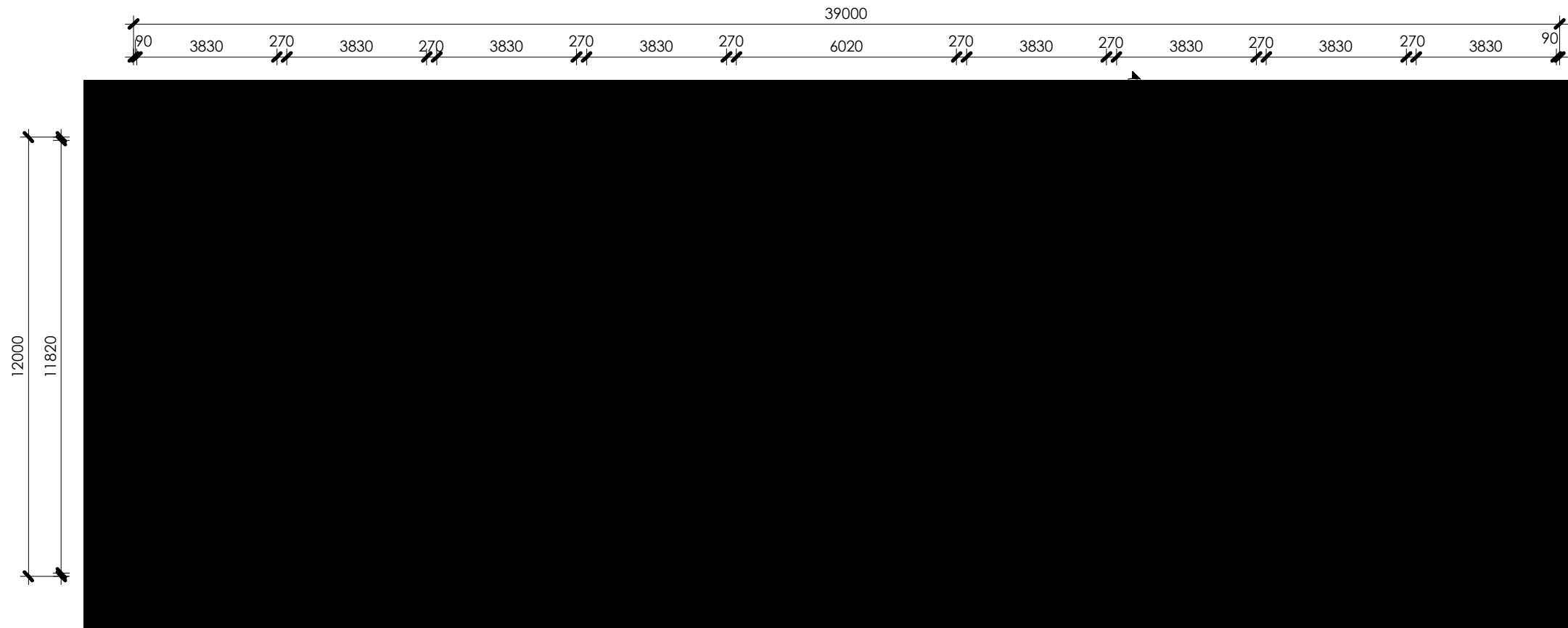


Notes

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LEGEND

15-21	WINDOW DIMENSIONS - HEIGHT x WIDTH.
AAW	ALUMINIUM AWNING WINDOW
ADH	ALUMINIUM DOUBLE HUNG WINDOW
ASD	ALUMINIUM SLIDING DOOR
ASW	ALUMINIUM SLIDING WINDOW
BFD	BI-FOLDING DOOR
CLN	CLOTHES LINE
CONC	CONCRETE, TROWEL FINISH
CPT	CARPET
CSD	CAVITY SLIDING DOOR
CFT	CERAMIC FLOOR TILES
DP	DOWN PIPE
DR	DRYER SPACE
DW	DISHWASHER
F	FIXED GLASS WINDOW
FD	FRENCH DOOR
FP	FIREPLACE
F.TIM	FLOATING TIMBER FLOOR
FWG	FLOOR WASTE GULLY
HP	HOT PLATES
HWS	HOT WATER SYSTEM
J	JOINERY
LOH	LIFT OFF HINGES
LT	LAUNDRY TUB
LV	LOUVRE WINDOW
MB	METER BOX
MOD	MODWOOD DECKING
MSSD	MULTI STACK SLIDING DOOR
MW	MICROWAVE
OBS	OBSCURE GLASS
OV	OVEN
PC	POLISHED CONCRETE
PL	VINYL PLANK FLOORING
PLD	PANEL-LIFT GARAGE DOOR
RD	ROLLER DOOR
REF	REFRIGERATOR
RW	RETAINING WALL
SD	SMOKE DETECTOR
SK	SINK
SL	SIDE-LITE
ID	TIMBER DECKING
TF	POLISHED TIMBER FLOOR
WM	WASHING MACHINE SPACE



B	DA ISSUE	28.02.22
A	PRELIMINARY	13.10.21
Issue	Description	Date

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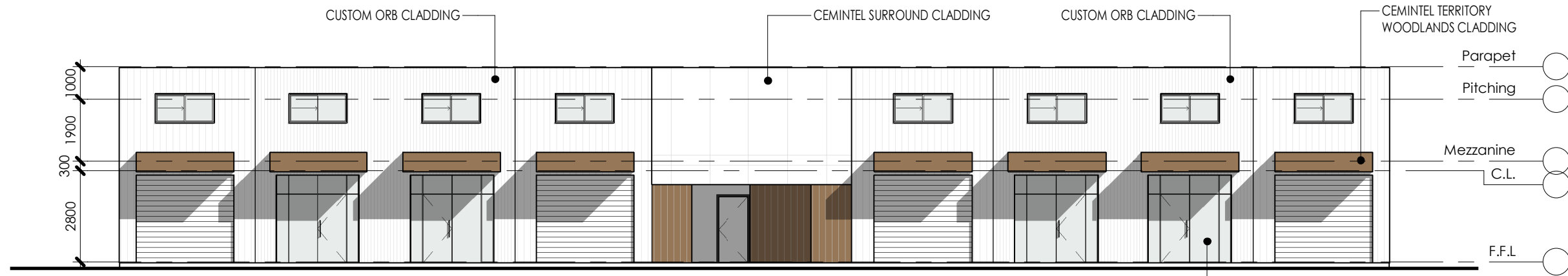
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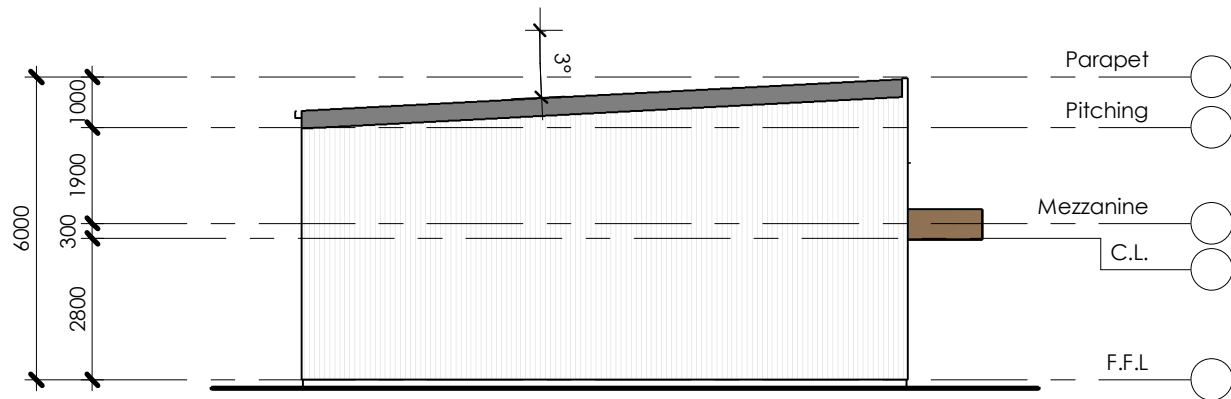
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Client	P&D Eldred Holdings Pty Ltd	
Project	19, 21 & 23 Sydney Road Mudgee NSW 2850	
Title	UNITS 10-17 - FLOOR PLAN	
Scale at A3	1:150	
Date	NOVEMBER 2021	Drawn RG/CD
Drawing No.	591ELD-40	Issue B

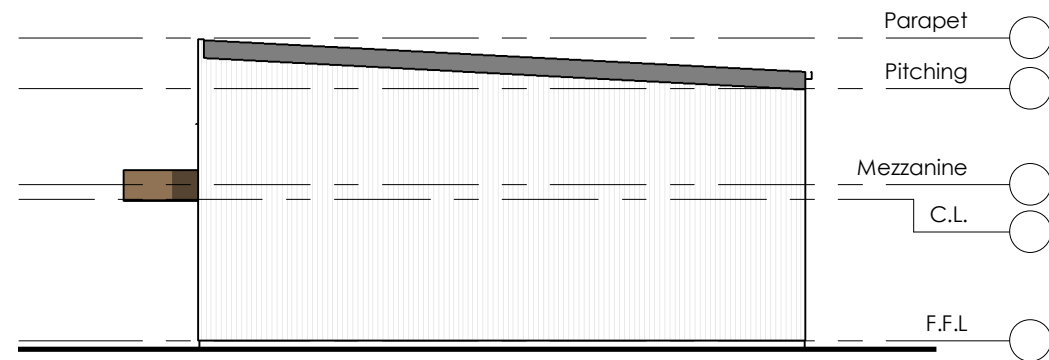
1 FLOOR PLAN
SCALE 1 : 150



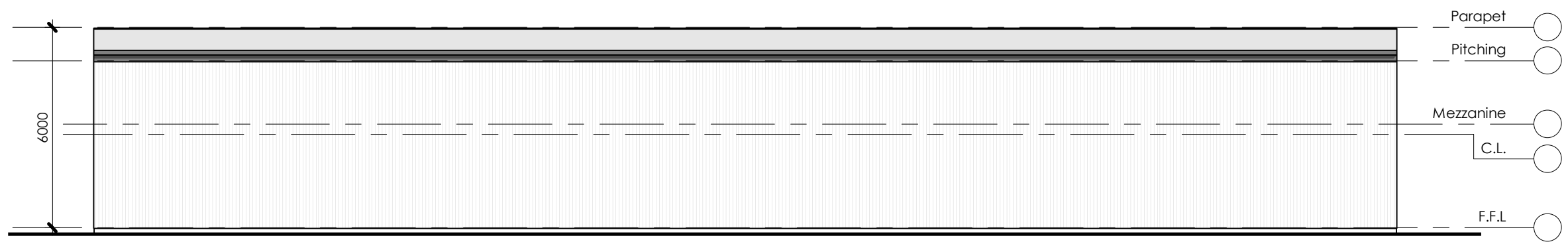
1 **SW ELEVATION**
SCALE 1 : 150



2 **NW ELEVATION**
SCALE 1 : 150



3 **SE ELEVATION**
SCALE 1 : 150



4 **NE ELEVATION**
SCALE 1 : 150

- Notes**
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Issue	Description	Date
B	DA ISSUE	28.02.22
A	PRELIMINARY	13.10.21

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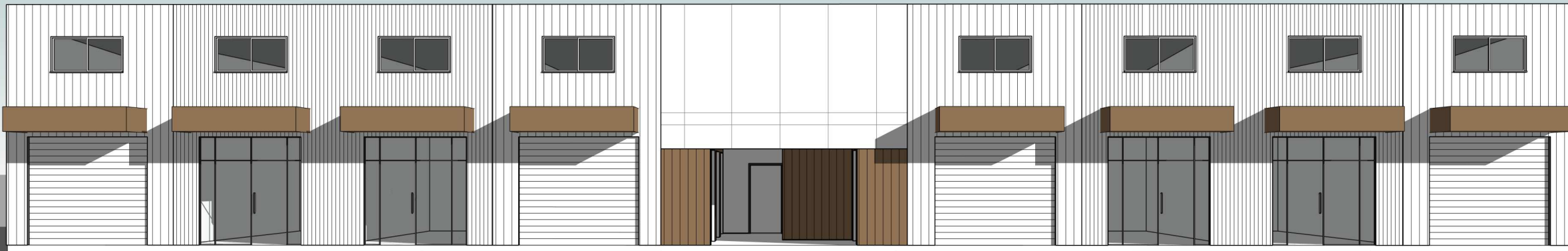
Project 19, 21 & 23 Sydney Road
Mudgee NSW 2850

Title UNITS 10-17 - ELEVATIONS

Scale at A3 1 : 150

Date NOVEMBER 2021 Drawn RG/CD

Drawing No. 591ELD-41 Issue B



Notes

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Issue	Description	Date
B	DA ISSUE	28.02.22
A	PRELIMINARY	13.10.21

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Client
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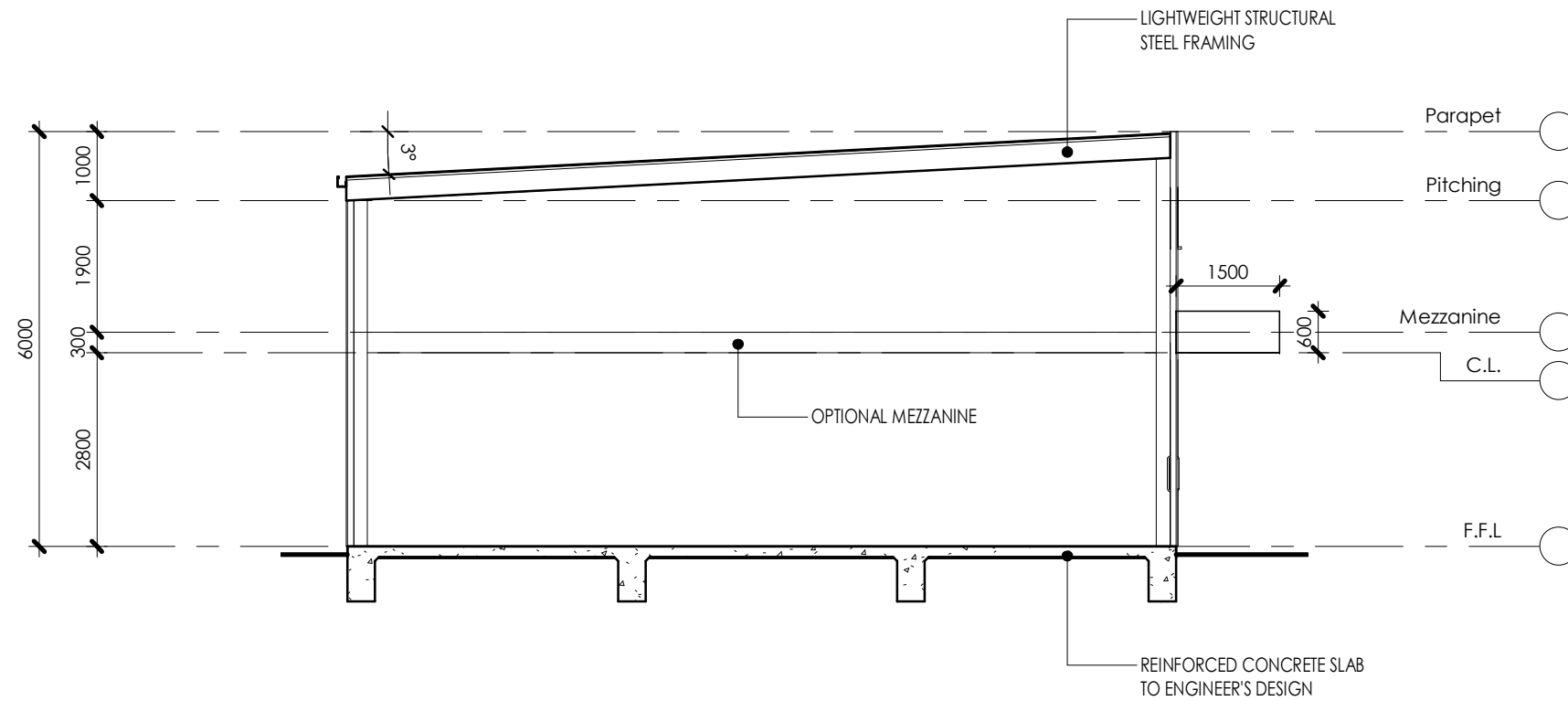
Project
19, 21 & 23 Sydney Road
Mudgee NSW 2850

Title
UNITS 10-17 - PERSPECTIVES

Scale at A3
NA

Date NOVEMBER 2021 **Drawn** RG/CD

Drawing No. 591ELD-42 **Issue** B



1 SECTION
SCALE 1 : 100

Notes

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Issue	Description	Date
B	DA ISSUE	28.02.22
A	PRELIMINARY	13.10.21

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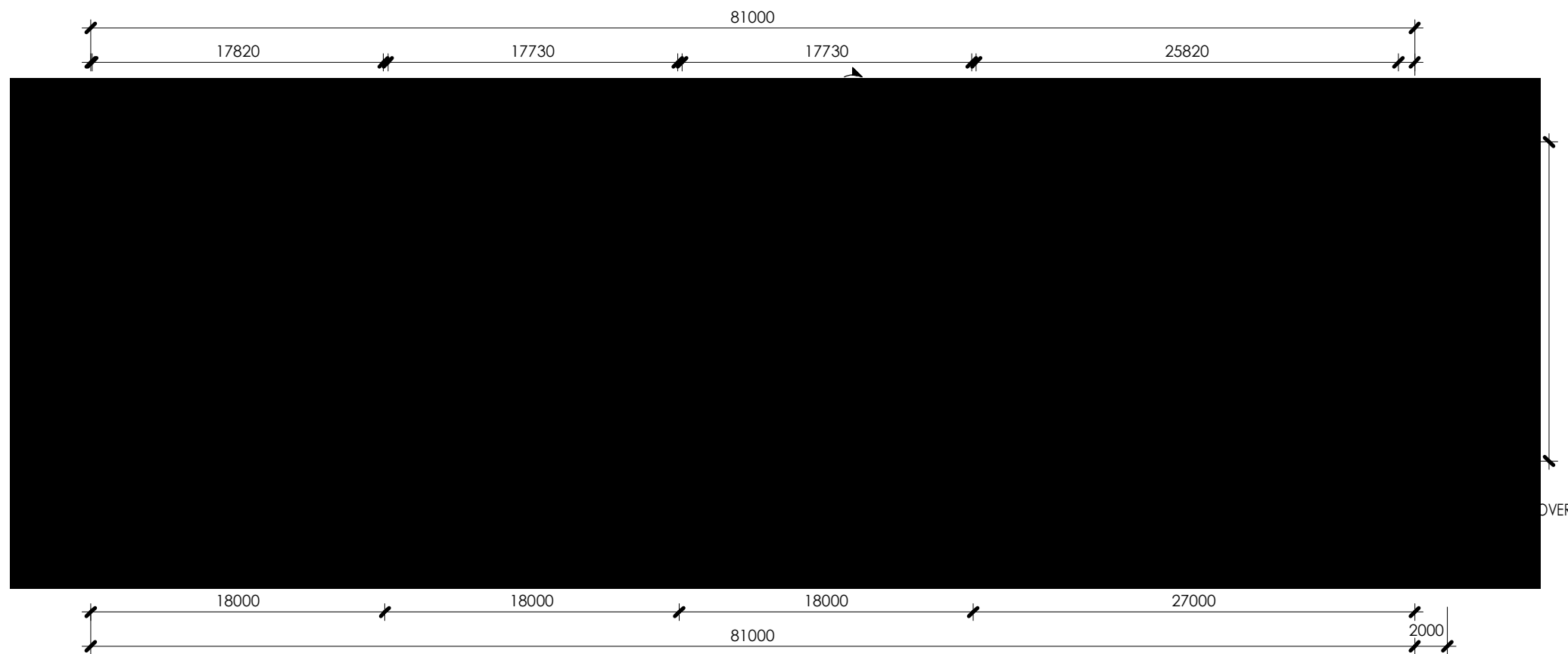
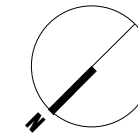
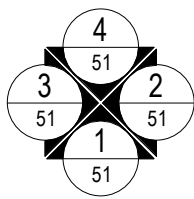
Project
19, 21 & 23 Sydney Road
Mudgee NSW 2850

Title
UNITS 10-17 - SECTION

Scale at A3

Date NOVEMBER 2021 Drawn RG/CD

Drawing No. 591ELD-43 Issue B



1 FLOOR PLAN
SCALE 1 : 350

Notes

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LEGEND

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CLN	CLOTHES LINE
CONC	CONCRETE, TROWEL FINISH
CPT	CARPET
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CFT	CERAMIC FLOOR TILES
DP	DOWN PIPE
DR	DRYER SPACE
DW	DISHWASHER
F	FIXED GLASS WINDOW
FD	FRENCH DOOR
FP	FIREPLACE
F.TIM	FLOATING TIMBER FLOOR
FWG	FLOOR WASTE GULLY
HP	HOT PLATES
HWS	HOT WATER SYSTEM
J	JOINERY
LOH	LIFT OFF HINGES
LT	LAUNDRY TUB
LV	LOUVRE WINDOW
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RW	RETAINING WALL
SD	SMOKE DETECTOR
SK	SINK
SL	SIDE-LITE
ID	TIMBER DECKING
TF	POLISHED TIMBER FLOOR
WM	WASHING MACHINE SPACE

B	DA ISSUE	28.02.22
A	PRELIMINARY	13.10.21
Issue	Description	Date

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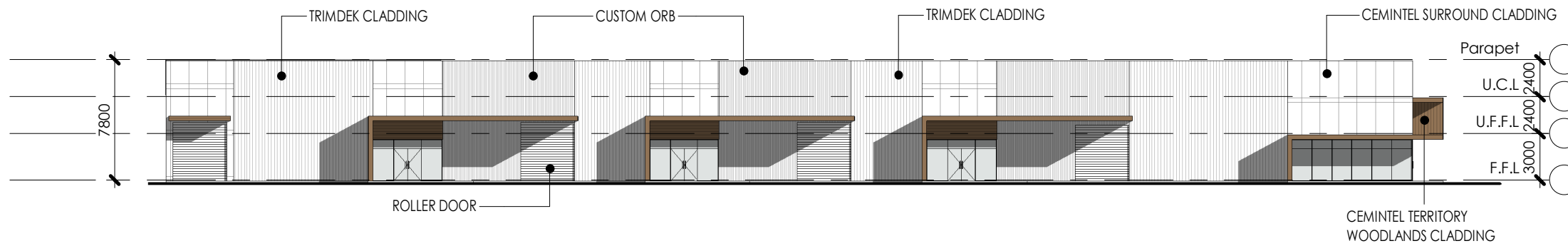
Project 19, 21 & 23 Sydney Road
Mudgee NSW 2850

Title UNITS 18-21 - FLOOR PLAN

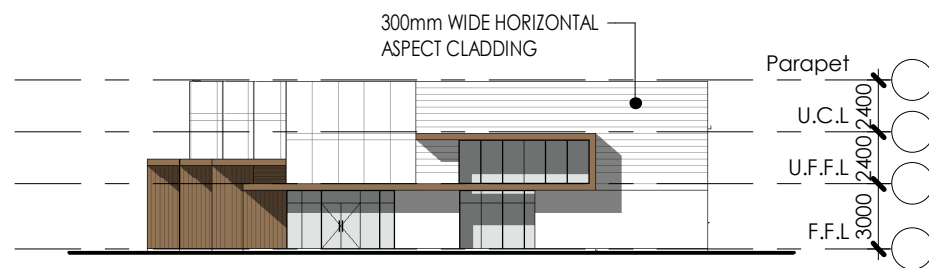
Scale at A3 1:350

Date NOVEMBER 2021 Drawn RG/CD

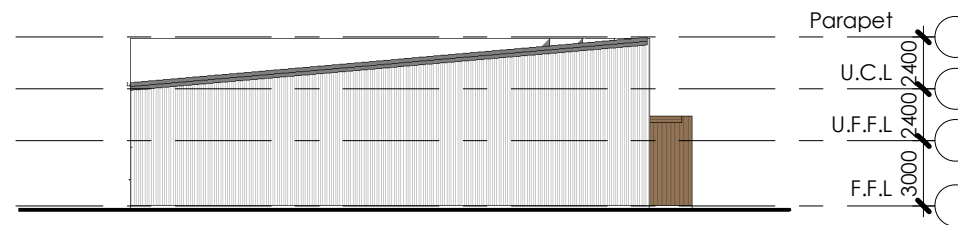
Drawing No. 591ELD-50 Issue B



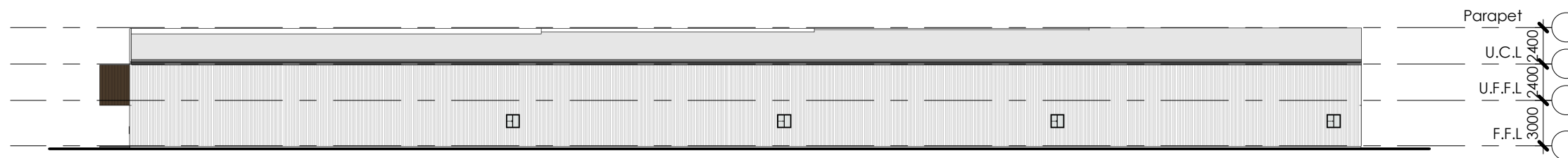
① **NW ELEVATION**
SCALE 1 : 350



② **SW ELEVATION**
SCALE 1 : 350



③ **NE ELEVATION**
SCALE 1 : 350



④ **SE ELEVATION**
SCALE 1 : 350

Notes

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Issue	Description	Date
B	DA ISSUE	28.02.22
A	PRELIMINARY	13.10.21

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Title
 UNITS 18-21 - ELEVATIONS

Scale at A3
 1 : 350

Date NOVEMBER 2021 Drawn RG/CD

Drawing No. 591ELD-51 Issue B



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Issue	Description	Date
B	DA ISSUE	28.02.22
A	PRELIMINARY	13.10.21

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Project
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Title
 UNITS 18-21 - PERSPECTIVES

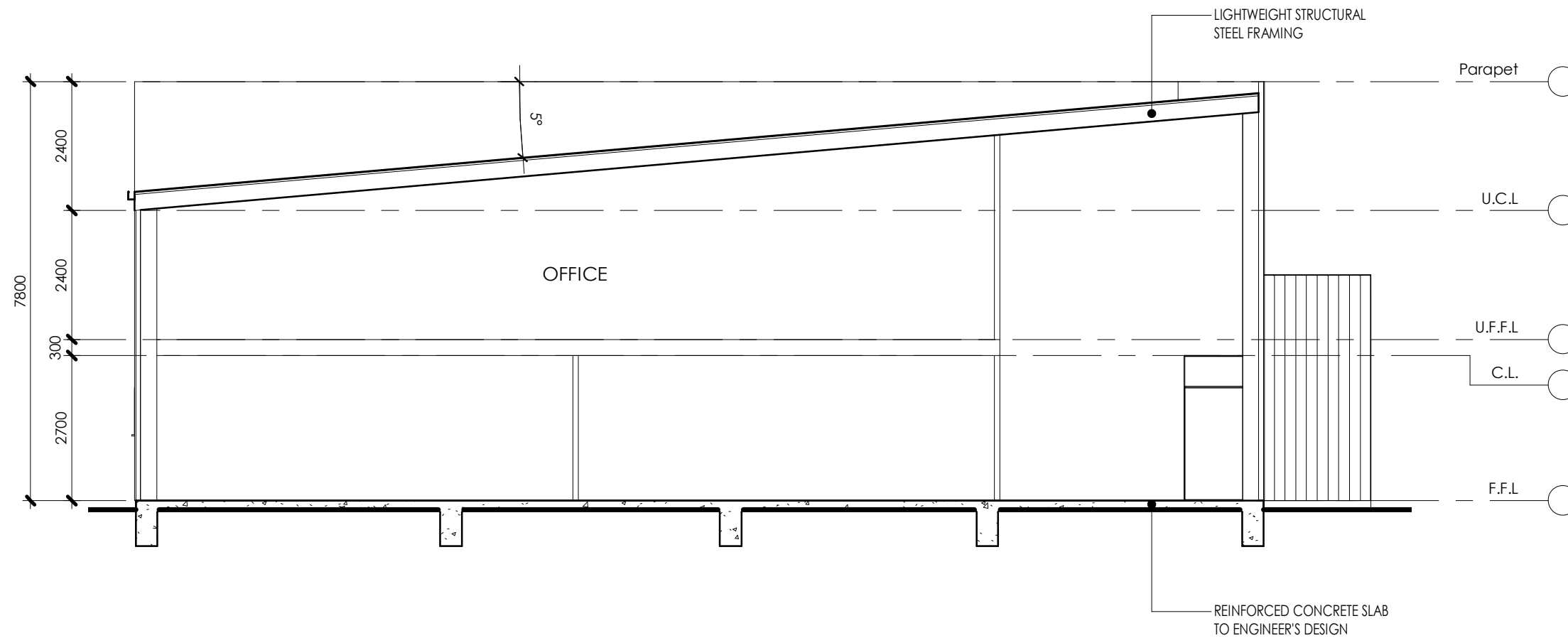
Scale at A3
 NA

Date NOVEMBER 2021 Drawn RG/CD

Drawing No. 591ELD-52 Issue B

Notes

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SECTION 1
SCALE 1 : 100

Issue	Description	Date
B	DA ISSUE	28.02.22
A	PRELIMINARY	13.10.21

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Title UNITS 18-21 - SECTION

Scale at A3

Date NOVEMBER 2021 **Drawn** RG/CD

Drawing No. 591ELD-53 **Issue** B